



THE PONY EXPRESS



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Security

Cell: 683-1022

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Emergency

Fire, Police & Ambulance

911

Police Non-Emergency

795-3111

Animal Control

229-6348

Poison Center

732-4989

Neighborhood Watch

229-3507

Street Light Service

(Public Streets)

229-6331

City Code Enforcement

229-6615

DATES TO REMEMBER

Board of Directors Meeting

Thursday, Oct. 9th

Thursday, Nov. 13th

6:00 PM Clubhouse

Design Review Committee

Thursday, Oct. 9th

Thursday, Nov. 13th

4:00 PM Clubhouse

Landscape Committee

Wed. Oct. 8th

Wed., Nov. 12th

6 PM Clubhouse

Community Relations

Thursday, Oct. 2nd

Thursday, Nov. 6th

6:PM Clubhouse

PRCA HOMEOWNERS UPDATE INFORMATION

IMPORTANT NOTICE - Enclosed in this Newsletter is the **BOARD OF DIRECTORS CANDIDATE NOMINATION FORM**. There are two positions open for this election. If you are interested in being placed on the election ballot, please return this form to the Management Office by **October 31, 2003**. Election ballots and Annual Homeowners meeting information announcements will be mailed in late November.

Good News! The Construction Defect Lawsuit has been resolved. The principals of the 5 lots (Canyon Ridge Developments) have entered into a settlement agreement.

In the coming months you will see a lot of activity regarding repairs, maintenance and replacement at PRCA. Projects that will be started are completion of painting and the repairing of common walls; the painting, repairing and some replacement of wrought iron fencing in the Paseo areas. Paseo light standards and fixtures will be repaired and painted. New doggie stations are being installed and the benches throughout the Paseo are being replaced. The SNWA xeriscape is continuing. Phase II of the Cottonwood tree removal (rear yard wall areas) will commence within 45 days. The replacement of these trees will be considered after the first of the year. Conversion to xeriscape in parts of the Paseo is planned, and the PRCA will be refurbishing the exercise stations. For the Frisbee lovers the PRCA will refurbish these areas next year.

You will notice that PRCA has built a Community Information Directory by the Clubhouse area. The Clark County Neighborhood Services provided PRCA with a matching grant to fund this project. Xeriscape landscaping will be installed within 30 days. Please let the office and/or BOD know what you think regarding the landscaping design as PRCA would like to use a similar design to areas in the Paseo for the SNWA drought conservation rebate program. This Directory will announce up and coming events, meetings, a directional map to all communities and more.

The entrance enhancement to Sahara/Grand Canyon is nearly completed. PRCA's maintenance and storage building has been completed.

Con't on Pg. 2



BOARD OF DIRECTORS

Richard Bentel
President

Roberta Starzec
Vice President

Bradley Zinner
Treasurer

Mark Solomon
Co-Secretary

George Covarrubias
Co-Secretary

COMMITTEE
CHAIRPERSONS

Joseph Caldera
Community Relations

Ali Taghdir
Design Review

Roberta Starzec
Landscape

ASSOCIATION STAFF

Diane Howe
General Manager

Tina Rieger
Accountant

Lisa Cummings
Acct. Ass't.

Betty Zinner
Adm. Ass't.

Marie Ploesch
Compliance Coord.
Robert Kern
Maintenance

Con't from Pg. 1

The City of Las Vegas has installed a "School Crossing Area" at the corner of Homestretch and Grand Canyon. The traffic speed HAS BEEN REDUCED in this area. Please abide by the 25-MPH signs in this area. Keep our children safe. Due to the accident occurrence rate at the intersections of Red Hills & Apple, the City will be installing a Roundabout. The City of Las Vegas will bear the expense for this project. This project should commence in mid October and be completed by December or January. PRCA has requested that the Traffic Department conduct studies along Homestretch regarding excessive speeding of vehicles and provide a possible plan to help reduce the potential of accidents along this street.

PRCA encourages all homeowners to abide by the drought watering schedules. (Found on back page of this Newsletter) Reminder that NOV. - FEB. you may only water 1 day a week - Thursday. PRCA knows that this water restriction will negatively affect the Paseos. The Paseos will brown out and we will lose a large amount of grassy areas. The Office has received many calls regarding the beauty of this area and we understand your concerns, but the Association cannot defy the SNWA's water restriction schedule. That is why xeriscape landscaping is essential due to the fact that the watering authorities have mandated these schedules and we are bound to adhere by them.

LANDSCAPE COMMITTEE SEPTEMBER MEETING UPDATE - Issues discussed were Polo Greens enhancement of entries. Additional plantings will be added. Heritage Estates enhancements will include curbing and annuals by monument signs and addition of plants to center island. The Committee noted deficiencies to the Sahara/Grand Canyon entry enhancement. Contractor will be notified to check number of lights on plan and what was installed. Additional lights should be pointing to the archways on either side for pedestrian protection. A plaque to memorialize the contributions of Peter Andronaco, who passed away and contributed his time and efforts to La Ventana and the Landscaping Committee will be considered. It was suggested at the BOD meeting where to place this plaque. The Committee is researching products to help save water usage. The BOD granted the Committee's budget of \$6,500 for 2004.

COMMUNITY RELATIONS SEPTEMBER MEETING UPDATE - The Committee has been busy organizing the Food Drive, Coats for Kids Drive and the Annual Blood Drive, which will be memorialized in the name of Peter Andronaco. Peter headed up and gave endlessly of his time to promote and make this drive a success each year. PRCA lost a wonderful person and a great volunteer with his untimely passing, and he is missed very much. The Committee will present a new format to the BOD for consideration regarding the Pony Express.

#####

IMPORTANT NOTICE: THE PRCA ASSOCIATION FEES WILL SOON BE AVAILABLE FOR DIRECT PAYMENT. BUT PLEASE CONTINUE TO MAKE YOUR MONTHLY PAYMENTS TO PRCA UNTIL FURTHER NOTICE! THANK YOU.

OCTOBER HOLIDAYS

13th - Columbus Day
18th - Sweetest Day
24th - United Nations Day
**26th - Daylight Savings Time
Ends**
31st - Halloween Night

NOVEMBER HOLIDAYS

11th - Veterans' Day
27th - Thanksgiving Day - Office
Closed

**TOWN HALL MEETING
WITH
COUNCILWOMAN
MCDONALD**

**TUESDAY, SEPT. 30TH
PIGGOT ELEM. SCHOOL
6:30 PM**

Agenda will include: Metro Officers attending, City of LV Traffic Department, and if Wal-Mart re-applies, we will address this issue. PLEASE TRY TO ATTEND!

**JUST A REMINDER - - - - -
HALLOWEEN NIGHT IS FRIDAY, OCTOBER 31ST. PLEASE BE AWARE THAT WE WILL HAVE THE TRICK OR TREATERS OUT THAT NIGHT. DRIVE CAREFULLY!**

**NOTICE FROM
REPUBLIC TRASH**

In the future, please put your grass clippings in plastic bags. Tie your cut tree branches in 6 foot lengths and tie together. Otherwise, your trash will NOT be picked up.

SPECIAL EVENTS

**PECCOLE RANCH
GARAGE SALE**

SATURDAY, OCT. 11, 2003

ANNUAL CANNED FOOD DRIVE

Once again we're inviting you to join with us this year for our Annual Canned Food Drive, from October 1st to December 31st. This is sponsored by the Las Vegas Rescue Mission. The food staples you help us collect will enable us to feed needy families and individuals, not only during the upcoming Holiday Season, but also throughout the winter months that follow. Over the next 12 months, more than 300,000 meals will be served!

This Thanksgiving the Mission will distribute turkeys and food baskets to 1,600 families and elderly citizens. A few weeks later, they will give Christmas food baskets to 1,400 families, plus toys to nearly 1,200 children. The Mission also serves special Thanksgiving and Christmas dinners to more than 2,500 persons.

The PRCA Office will have special decorated collection boxes for your dry goods and food staples. We hope we can count on you again this year!

**PRCA ANNUAL BLOOD DRIVE
IN MEMORY OF PETER ANDRONACO**

The Annual Blood Drive will take place on Tuesday, November 11th, Veterans' Day at the JW Marriott Las Vegas Resort Spa & Golf and the Rampart Casino. The Hotel and Casino are donating the space to United Blood Services and buffet lunches for all donors.

This Blood Drive is being dedicated to the memory of Peter Andronaco, who was a Viet Nam Veteran and passed away last December. Pete was very active in our Association and in the Community. Your donation of blood will not only help people in our Community, but also keep Pete's memory alive.

COATS FOR KIDS

Coats for Kids will take place this year in October. Please bring your children's outgrown coats to our Office. They will be cleaned for free by Al Phillips The Cleaner and donated to The Salvation Army, to be distributed to needy children. Last year this was successful due to your efforts. There are many children out there who need your help.

PERSONAL ADS

Twin Beds, Night Stand, Bedding, Dining Table, 6 Chairs, Marble & Glass, Curio, Bookcase, Desk & Chair, Pictures, Lamps, Best Offer, 242-4840

Oak Baby Cradle, \$40; **Mens' Suits**, **Dbl. Breasted**, 42-44L, 32-36W, \$25; **57' Ford Fairlain Coupe**, 95% re-stored, red & white, \$7500. 242-5907.

Couches, Queen Size, Sleeper Sofa & Dual Reclining Loveseat, Hunter Gr. Ex. Cond. Both \$750 838-2809

College student looking for **Used Laptop Computer**, must be cheap. Call Brian 242-2676

Whirlpool QuietWash Plus Dish-washer; white front, asking \$68; **Mobile Computer Desk**; lt. wood tone w/ CD rack, holds monitor, printer, & FAX, asking \$48. Call 242-4826 between 6PM-10PM

Oak Crib, Oak, Gd. Cond, inc. mattress; **High Chair**, Ex. Cond. **Gateway Computer**, Windows 95 & Intel Pentium, "Star" TV Set, 8 yrs. old, color, Best Offer 242-5870

98' Lincoln Continental, mint cond. 33,000 miles, \$10,500; **95' Cougar V8 Sports Car**, XR-7, \$4000, 360-8438

Tennis Partner, looking to play singles. Intermediate player. Call Howard at 648-2602

Pair of Antique Lamps, best offer, 869-6465

Pioneer CD/Laser Disc Player, great cond. \$250, **Belkin Wireless USB Network Adaptor**, **HP 340 Printer**, **Cable Modem**, Lots More! Call 838-6192 aft. 8PM or 353-7379.

**CONVERTING TO
DESERT LANDSCAPING?**

As you are aware, we are experiencing a serious water shortage due to the drought in Southern Nevada. If you are thinking about converting your current landscaping to desert landscaping, here are some things you should consider:

REBATE FROM SOUTHERN NEVADA WATER AUTHORITY - The Water Authority is offering a generous rebate to convert your landscaping from turf to water-smart desert landscaping. For information, please call them at **258-SAVE** or visit them online at www.snwa.com.

DROUGHT WATERING RESTRICTIONS - Mandatory watering restrictions are in effect and are determined by seasons and drought stages. Peccole Ranch is located in the SNWA watering group "D". For further information, please contact Southern Nevada Water Authority.

PECCOLE RANCH COMMUNITY ASSOCIATION - The Association is in the process of converting some of the common area turf to desert landscaping. The areas to be converted are mostly along common/public walkways bordering the street and near common area block walls. This action is being taken because of the drought.

DESIGN REVIEW COMMITTEE (DRC) - Please remember that all exterior changes to your lot must be approved by the DRC - This includes landscape changes. So, if you are considering changing to desert landscaping, please call the Association Office at 255-3351 for DRC Submittal Forms.

* * *

**IMPORTANT INFORMATION FOR
LA VENTANA HOMEOWNERS**

According to the Rules and Regulations for La Ventana, there will be a fee for the replacement of Pool/Gate keys. The cost for each replacement key will be \$25.00. When the Homeowner vacates the property and returns the key/keys, the \$25.00 will be refunded.

This is stated in the La Ventana Community Rules and Regulations, effective September 1, 1999.

LA VENTANA'S SPA RESURFACING

Within the next 30 days, the Spa will be drained and resurfaced. Please abide by the "SPA CLOSED" signs. Thank you.

\$250 REWARD OFFERED

**LEADING TO THE ARREST & CONVICTION OF
INDIVIDUAL(S) DEFACING PRCA PROPERTY
WITH GRAFFITI. CONTACT WACKENHUT
SECURITY AT 683-1022 IMMEDIATELY UPON
WITNESSING THIS VANDALISM.**

**PECCOLE RANCH COMMUNITY ASSOCIATION
BOARD OF DIRECTORS MEETING AGENDA
THURSDAY, OCTOBER 9, 2003 - 6:00 PM - CLUBHOUSE**

- I. CALL TO ORDER**
- HOMEOWNER OPEN FORUM**
- II. APPROVAL OF MINUTES**
 - A. September 11, 2003 meeting
ACTION: BOARD APPROVAL
- III. FINANCIAL REPORT**
 - A. August 2003 Financial Reports
ACTION: BOARD APPROVAL
 - B. Ratify 2004 Budget Drafts
ACTION: DISCUSSION/APPROVAL
- IV. COMMITTEE REPORTS**
 - A. Community Relations Update
 - B. Landscape Committee Update
ACTION: BOARD APPROVAL
- V. BUSINESS ITEMS**
 - A. Action List from September 2003
ACTION: NONE
 - B. Round-about landscaping bid proposal (SunWorld)
ACTION: DISCUSSION/APPROVAL
- VI. HOMEOWNER REQUESTS/CORRESPONDENCE**
- VII. SCHEDULE NEXT MEETING/MOTION TO ADJOURN**
Thursday, November 13, 2003

NOTE: ACTION MAY BE TAKEN ON ANY ITEM LISTED ON THIS AGENDA UNLESS OTHERWISE INDICATED. Homeowners may speak during the homeowner forum portion of the agenda. NRS 116 requires that notice of meeting be posted or placed in a newsletter. Please note that any topic listed on this agenda and any written or verbal recommendations from a committee report that has been included on this agenda may be voted upon by the Board of Directors, or at a homeowners meeting, by the membership. A copy of the agenda is posted at the clubhouse ten days prior to the meeting. Any owner is entitled to have a copy of the minutes of the meeting distributed to him/her upon request and payment to the association of the cost to copy. Note: Please note that the updated agenda is posted on the bulletin Board outside the Clubhouse door. You can obtain a copy of the November 13, 2003, agenda at the Management office after November 1, 2003.

LAW OFFICE OF AMY M. MASTIN, LTD.

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FALL LANDSCAPES IN BLOOM

Fall means landscapes in many parts of the country begin to fade. But in Southern Nevada, Fall is a second blooming season, with landscapes showing their relief that scorching summer temperatures have waned. They illustrate that relief by putting on a show of brilliant fall blooms that rival any Spring display.

If your turf is losing its luster, consider replacing all or part of it with lush water-smart plants. Consider this: for every square foot of grass you replace with water-efficient landscaping, you can save an average of 55 gallons of water per year. That adds up, and will significantly help the Community cope with the drought.

The Southern Nevada Water Authority offers a rebate to help cover the cost of a landscape conversion. The Water Smart Landscapes rebate program offers homeowners and businesses \$1.00 for every square foot of grass replaced with water-smart trees, shrubs and groundcovers. Customers who receive water service from the Las Vegas Valley Water District, the cities of Henderson, North Las Vegas, and Boulder City, and the Big Bend Water District are eligible for the rebate. To qualify, follow these simple steps:

Step 1: Photos and Application. Call the Conservation Helpline at 258-SAVE or visit snwa.com to request an application packet. Send in the application, along with photos of the grass you plan to upgrade.

Step 2: Pre-Conversion Site Visit. Participate in a pre-conversion site visit with SNWA staff. Steps one and two are critical: Landscape conversions started and/or completed prior to your application submission and site visit are NOT eligible for the rebate.

Step 3: Landscape Conversion. Once SNWA gives the go-ahead, you have six months to complete your upgrade.

Step 4: Post-Conversion Site Visit. Once the upgrade is complete, contact the SNWA for a follow-up appointment. If the landscape meets the requirements, you'll receive a check in less than 60 days.

2003 LAKES FESTIVAL OF LIGHTS

The 2003 Lakes Festival of Lights is proud to announce that the City of Las Vegas Mayor Oscar Goodman has agreed to serve as the Grand Marshall of this year's Festival of Lights festivities. The date is Saturday, December 6, 2003 from 1:30 PM until 6:00 PM. The Lakes Festival of Lights is open to the public and free of charge. Did we mention . . . IT'S FREE! Just show up!

There will be entertainment, including music, dancing, theatre and more; A special Car Show with all kinds of classic cars, hot rods, and luxury cars; Arts and Crafts to give you the opportunity to start your Holiday shopping. Food from the Outback Steakhouse will be available at a nominal charge. And then there is the wonderful Lighted Boat Parade. It is the grand finale of the Festival. The Grand Marshall, Oscar Goodman, will lead an armada of dazzlingly lit and decorated boats on a circuit around Lake Sahara.

So - - - come and join the "happiest Mayor in the Country", Oscar Goodman and help celebrate the Lakes Festival of Lights. Councilwoman Lynette Boggs McDonald and Assemblywoman Valerie Weber will also be in attendance. See you there!

Direct Debit Program to pay your monthly association dues – Many homeowners have been requesting a program to have their monthly association dues automatically debited from their account and credited to PRCA. Well, PRCA is offering just such a program. Our bank, US Bank, has offered a program that we feel will work for all. In order to make the program financially feasible, we will need 10% of homeowners to participate. The cost to the homeowner is zero. FOR HOMEOWNERS WHO ARE INTERESTED, PLEASE FILL OUT THE COUPON BELOW AND REMIT TO PRCA MANAGEMENT OFFICE, 9501 RED HILLS ROAD, LAS VEGAS, NV 89117. OR BRING THIS TO OUR OFFICE. You never have to worry about a late fee again, which is \$25.00, if your payment is not received in our office by the 10th of the month. MAIL OR BRING THIS COUPON TO THE MANAGEMENT OFFICE.

YES, I AM INTERESTED IN THE DIRECT DEBIT PROGRAM TO PAY MY PRCA ASSOCIATION DUES

CONTACT: _____

ADDRESS: _____

PHONE: _____

IF 10% OF THE HOMEOWNERS OPT TO PARTICIPATE, PLEASE SEND ME THE NECESSARY FORMS TO ENROLL IN THE PROGRAM.
